

# GENERAL NOTES

- DRAWINGS ARE NOT TO BE SCALED. WRITTEN DIMENSIONS TAKE PRECEDENCE. THIS SET OF PLANS IS INTENDED TO BE USED FOR DIAGNOSTIC PURPOSES ONLY. UNLESS NOTED OTHERWISE, THE CONTRACTOR'S SCOPE OF WORK SHALL INCLUDE FURNISHING ALL MATERIALS, EQUIPMENT, LABOR AND ANYTHING ELSE DEEMED NECESSARY TO COMPLETE INSTALLATIONS AS DESCRIBED HEREIN.
- ALL WORK PERFORMED AND MATERIALS INSTALLED SHALL BE IN STRICT ACCORDANCE WITH ALL APPLICABLE CODES, REGULATIONS AND ORDINANCES. CONTRACTOR SHALL GIVE ALL NOTICES AND COMPLY WITH ALL LAWS, ORDINANCES, RULES REGULATIONS AND LAWFUL ORDERS OF ANY PUBLIC AUTHORITY REGARDING THE PERFORMANCE OF THE WORK. MECHANICAL AND ELECTRICAL SYSTEMS SHALL BE INSTALLED IN ACCORDANCE WITH ALL APPLICABLE MUNICIPAL AND UTILITY COMPANY SPECIFICATIONS AND LOCAL AND STATE JURISDICTIONAL CODES, ORDINANCES AND APPLICABLE REGULATIONS. THE FOLLOWING CODES ARE SPECIFICALLY APPLICABLE:  
1997 UNIFORM BUILDING CODE  
2000 UNIFORM MECHANICAL CODE  
2000 UNIFORM PLUMBING CODE  
2002 NATIONAL ELECTRIC CODE  
2001 CALIFORNIA BUILDING STANDARDS CODE
- THE ENGINEER HAS MADE EVERY EFFORT TO DETAIL THE COMPLETE SCOPE OF WORK IN THE CONSTRUCTION AND CONTRACT DOCUMENTS. CONTRACTORS ARE NEVERTHELESS CAUTIONED THAT UNLESS OTHERWISE NOTED, ERRORS IN THE DRAWINGS OR SPECIFICATIONS SHALL NOT EXCUSE SAID CONTRACTOR FROM COMPLETING THE PROJECT AND IMPROVEMENTS IN ACCORDANCE WITH THE INTENT OF THE DOCUMENTS. THE CONTRACTOR SHALL BEAR THE RESPONSIBILITY OF NOTIFYING THE ENGINEER IN WRITING OF ANY CONFLICTS, ERRORS OR OMISSIONS PRIOR TO THE CONTRACTOR'S PROPOSAL. IN THE EVENT OF DISCREPANCIES THE CONTRACTOR SHALL PRICE THE MORE EXPENSIVE OR EXTENSIVE WORK, UNLESS DIRECTED OTHERWISE.
- ALL DRAWINGS ARE INTERRELATED. IN PERFORMANCE OF THE WORK, THE CONTRACTOR MUST REFER TO ALL DRAWINGS. ALL COORDINATION IS THE RESPONSIBILITY OF THE CONTRACTOR.
- DETAILS INCLUDED HEREIN ARE INTENDED TO SHOW THE END RESULT OF DESIGN. MINOR MODIFICATIONS MAY BE REQUIRED TO SUIT JOB CONDITIONS OR SITUATIONS AND SUCH MODIFICATIONS SHALL BE INCLUDED AS PART OF THE SCOPE OF WORK.
- THE CONTRACTOR INVOLVED SHALL VISIT THE JOB SITE AND FAMILIARIZE HIMSELF WITH ALL CONDITIONS AFFECTING THE PROPOSED PROJECT, WITH THE CONSTRUCTION AND CONTRACT DOCUMENTS, AND CONFIRM THAT THE PROJECT MAY BE ACCOMPLISHED AS SHOWN PRIOR TO PROCEEDING WITH CONSTRUCTION. ANY ERRORS, OMISSIONS OR DISCREPANCIES ARE TO BE BROUGHT TO THE ATTENTION OF THE CONSTRUCTION MANAGER.
- VERIFY ALL MEASUREMENTS AT THE SITE BEFORE ORDERING ANY MATERIALS OR DOING ANY WORK. NO EXTRA CHARGE OR COMPENSATION SHALL BE ALLOWED DUE TO DIFFERENCES BETWEEN ACTUAL DIMENSIONS AND DIMENSIONS INDICATED ON THE CONSTRUCTION DRAWINGS. SUBMIT ANY DISCREPANCY IN DIMENSIONS TO THE CONSTRUCTION MANAGER FOR CONSIDERATION BEFORE PROCEEDING WITH WORK IN THE AFFECTED AREA.
- NO PLEA OF IGNORANCE OF CONDITIONS THAT EXIST OR OF THE DIFFICULTIES OR CONDITIONS THAT MAY BE DISCOVERED OR ANY OTHER RELEVANT MATTER CONCERNING THE WORK TO BE PERFORMED IN THE EXECUTION OF THE WORK WILL BE ACCEPTED AS AN EXCUSE FOR FAILURE OR OMISSION ON THE PART OF THE CONTRACTOR TO FULFILL EVERY DETAIL OF THE REQUIREMENTS GOVERNING THE WORK.
- THE CONTRACTOR SHALL RECEIVE WRITTEN AUTHORIZATION TO PROCEED WITH CONSTRUCTION PRIOR TO STARTING WORK ON ANY ITEM THAT IS NOT CLEARLY DEFINED BY THE CONSTRUCTION DOCUMENTS.
- THE CONTRACTOR SHALL SUPERVISE AND DIRECT THE PROJECT DESCRIBED HEREIN. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES SUBJECT TO APPROVAL OF THE CONSTRUCTION MANAGER AND FOR COORDINATING ALL PORTIONS OF THE WORK UNDER THE CONTRACT.
- THE CONTRACTOR SHALL FAMILIARIZE HIMSELF WITH AND INSTALL ALL EQUIPMENT AND MATERIALS ACCORDING TO THE MANUFACTURER'S SPECIFICATIONS UNLESS NOTED OTHERWISE OR WHERE LOCAL CODES AND ORDINANCES TAKE PRECEDENCE.
- THE CONTRACTOR SHALL PROVIDE AT THE PROJECT SITE A FULL SET OF CONSTRUCTION DOCUMENTS UPDATED WITH THE LATEST REVISIONS AND ADDENDUM OR CLARIFICATION ON CLARIFICATION FOR USE BY ALL PERSONNEL INVOLVED WITH THE PROJECT.
- PROVIDE A PORTABLE FIRE EXTINGUISHER WITH A RATING OF NOT LESS THAN 2A 10BC WITHIN 75 FEET TRAVEL DISTANCE TO ALL PORTIONS OF THE PROJECT AREA DURING CONSTRUCTION.
- THE EXISTING STRUCTURAL COMPONENTS OF THIS PROJECT SITE ARE NOT TO BE ALTERED BY THIS CONSTRUCTION PROJECT UNLESS NOTED OTHERWISE.
- THE CONTRACTOR SHALL MAKE NECESSARY PROVISIONS TO PROTECT EXISTING IMPROVEMENTS, EASEMENTS, FASING, CURBING, ETC., DURING CONSTRUCTION. UPON COMPLETION OF WORK, CONTRACTOR SHALL REPAIR ANY DAMAGE THAT MAY HAVE OCCURRED DUE TO CONSTRUCTION ON OR ABOUT THE PROPERTY.
- CONTRACTOR SHALL KEEP THE GENERAL AREA CLEAN AND HAZARD FREE DURING CONSTRUCTION AND DISPOSE OF ALL DIRT, DEBRIS AND RUBBISH AND REMOVE EQUIPMENT NOT SPECIFIED AS REMAINING ON THE PROPERTY. PREMISES SHALL BE LEFT IN A CLEAN CONDITION AND FREE FROM DUST, PAINT SPOTS OR STAINCOES OF ANY NATURE.
- ALL VISIBLE ELEMENTS SHALL BE PAINTED TO MATCH AND BLEND IN WITH THE EXISTING SURROUNDING ELEMENTS OR IN ACCORDANCE WITH REQUIREMENTS OF OWNER OR REGULATORY AGENCIES.

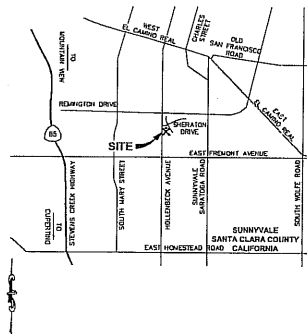
# FAIRBRAE SWIM & TENNIS CLUB CN3728-02 / SJ-028-02

**x cingular**<sup>SM</sup>  
WIRELESS

## PROPERTY DESCRIPTION

ADDRESS: 696 SHERATON DRIVE  
SUNNYVALE, CA 94087  
APN: 202-09-020

## LOCATION MAP N.T.S.



CITY OF SUNNYVALE

## PROJECT CONTACTS

APPLICANT  
CINGULAR WIRELESS  
4420 ROSEWOOD DR. BUILDING #2, 3RD. FLOOR  
PLEASANTON, CA 94588  
CONTACT: DIANE SLATTERY (925) 227-4254

PROPERTY OWNER  
FAIRBRAE SWIM & TENNIS CLUB  
696 SHERATON DRIVE  
SUNNYVALE, CA 94087  
CONTACT: DENNIS COOPER (408) 739-3833

CONSTRUCTION MANAGER  
THE ALARIS GROUP, LLC  
185 BERRY STREET, SUITE 5300  
SAN FRANCISCO, CA 94107  
CONTACT: TRED HAGLUND (805) 264-2680

ENGINEERS  
CRDC  
1625 JULIAN DRIVE  
EL CERRITO, CA 94530  
CONTACT: ART CHEN (510) 234-9088

SITE ACQUISITION  
JETELECUM CONSULTING, INC.  
3 WATERS PARK DRIVE, SUITE 228  
SAN MATEO, CA 94403  
CONTACT: JIM ENES (650) 766-8930

PLANNERS  
TOWN CONSULTING, INC.  
2298 THIRD STREET  
SAN FRANCISCO, CA 94107  
CONTACT: KELLY PEPPER (415) 307-5082

SURVEYORS  
QUIET RIVER LAND SERVICES, INC.  
5673 W. LAS POSITAS BOULEVARD, SUITE 215  
PLEASANTON, CA 94588  
CONTACT: KEVIN MCGUIRE (925) 734-8788

## PROJECT DESCRIPTION

THIS PROJECT IS TO INSTALL AND OPERATE A LOCAL PERSONAL COMMUNICATIONS SYSTEM (PCS) SITE WHICH TRANSMITS AND RECEIVES RADIO SIGNALS AS PART OF A REGIONAL PCS NETWORK FOR CINGULAR WIRELESS. THE BASIC COMPONENTS OF THIS SYSTEM ARE:

TOW SETS OF THREE ANTENNAS, EACH 52" TALL x 18" WIDE x 6" DEEP AND WEIGHING 44 LBS, MOUNTED ON A REPLACEMENT LIGHT POLE.

SEVEN BASE TRANSCIVER STATIONS (BTS), EACH 5'-10" TALL x 4'-3" WIDE x 3'-1" DEEP AND WEIGHING 1700 LBS, LOCATED BEHIND MASONRY WALLS ON THE NORTH SIDE OF THE PROPERTY.

ELECTRICAL AND TELEPHONE PANELS MOUNTED ON THE WALL IN THE BTS AREA.

LEASE AREA IS 330 SQUARE FEET.

## INDEX

- T-1 TITLE SHEET
- A-1 PLAN
- A-2 ELEVATIONS
- A-3 PLAN AND ELEVATIONS
- A-4 DETAILS

## REFERENCE

C-1 SITE SURVEY (EXISTING CONDITIONS)

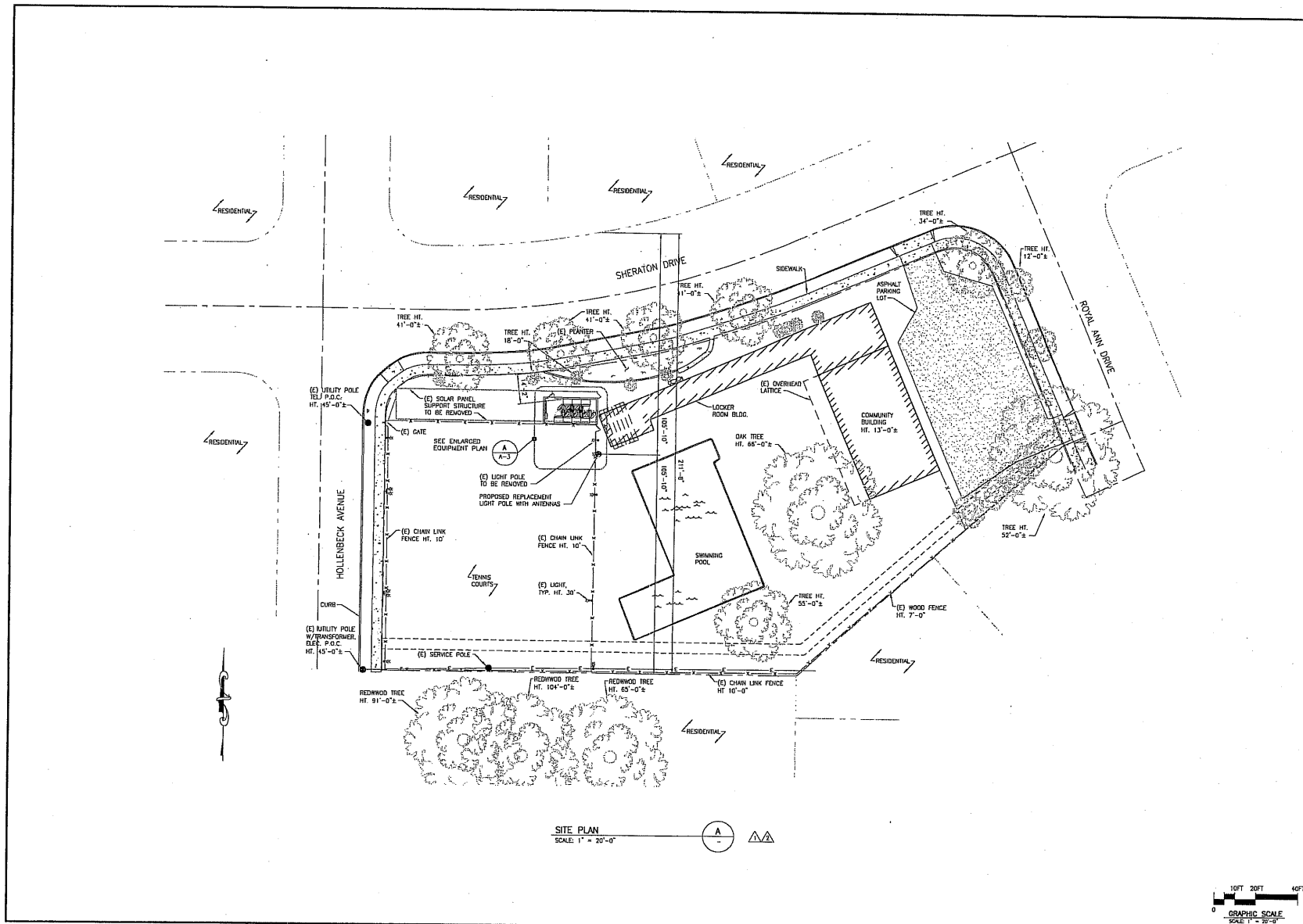
**x cingular**<sup>SM</sup>  
WIRELESS  
4420 ROSEWOOD DR. Bldg. 2, 3rd Floor  
Pleasanton, CA 94588



**CRDC**  
ENGINEERS  
1625 Julian Drive, El Cerrito, CA 94530  
Phone: 510.234.9088 fax 510.234.6186

DATE:	06/01/05	
DRAWN BY:	TC	
FILE NO.:	SJ-028-02	
REVISIONS		
DATE	DESCRIPTION	BY
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06/01/05	100% ZONING ISSUE	TC
02/22/05	100% ZONING REV 1	TC
09/27/05	100% ZONING REV 2	TC
CN3728-02 / SJ-028-02		
FAIRBRAE		
SWIM & TENNIS CLUB		
696 SHERATON DRIVE		
SUNNYVALE, CA		
TITLE SHEET		
T-1		

ATTACHMENT D  
Page 1 of 6



**xingular**  
WIRELESS  
4420 Rosewood Dr. Bldg. 2, 3rd Floor  
Pleasanton, CA 94588



**CRDC**  
ENGINEERS  
1025 Julian Drive, El Cerrito, CA 94530  
phone: 510.234.9088 fax: 510.234.6188

DATE: 06/01/05

DRAWN BY: ES

FILE NO.: SJ-028-02

REVISIONS

DATE	DESCRIPTION	BY
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06/11/05	100% ZONING ISSUE	ES
07/22/05	100% ZONING REV. 1	ES
08/27/05	100% ZONING REV. 2	ES

CN3728-02 / SJ-028-02  
FAIRBRAE  
SWIM & TENNIS CLUB  
696 SHERATON DRIVE  
SUNNYVALE, CA

PLAN

A-1

ATTACHMENT **D**  
Page 2 of 6

**x cingular**  
WIRELESS

4420 Rosewood Dr. Bldg. 2, 3rd Floor  
Pleasanton, CA 94588



**CRDC**  
ENGINEERS

1625 Julian Drive, El Cerrito, CA 94530  
phone: 510.234.9088 fax 510.234.6188

DATE: 06/01/05

DRAWN BY: ES

FILE NO.: SJ-028-02

REVISIONS

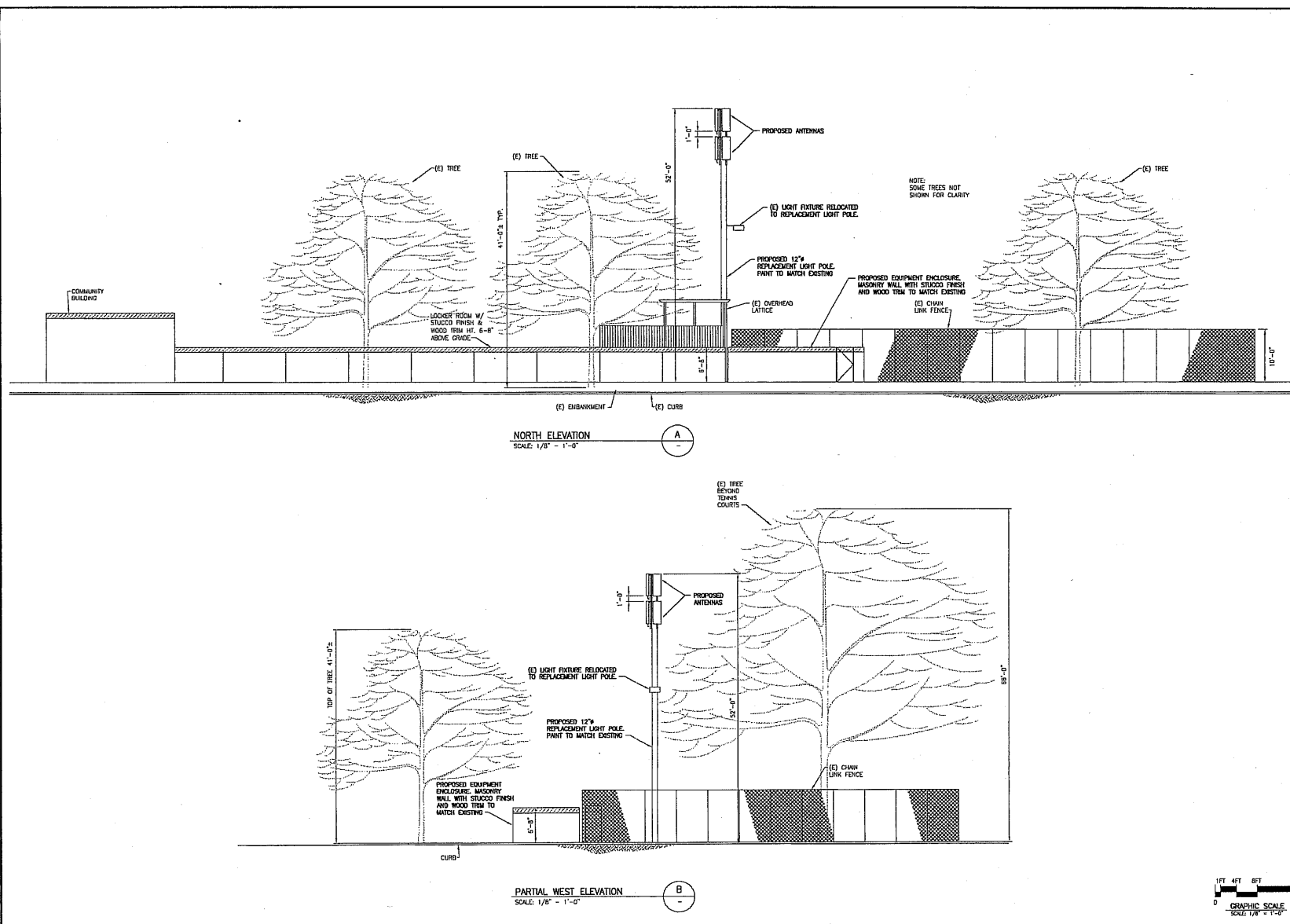
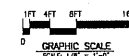
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09/27/05	100% ZONING REV. 2	ES

CN3728-02 / SJ-028-02  
FAIRBRAE  
SWIM & TENNIS CLUB  
686 SHERATON DRIVE  
SUNNYVALE, CA

ELEVATIONS

A-2

ATTACHMENT D  
Page 3 of 6





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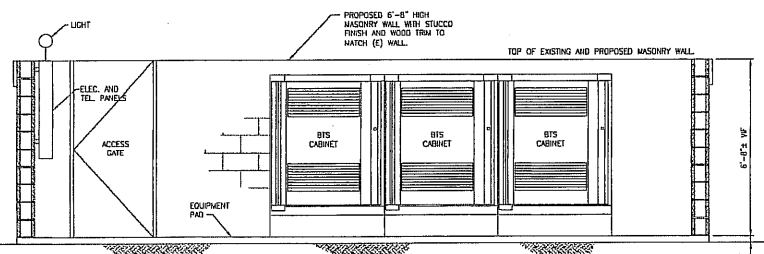
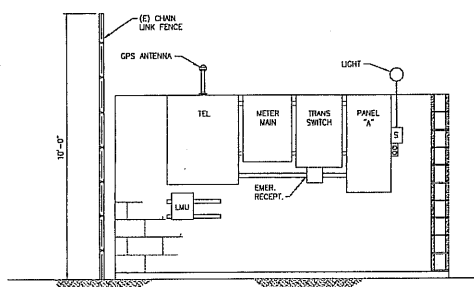
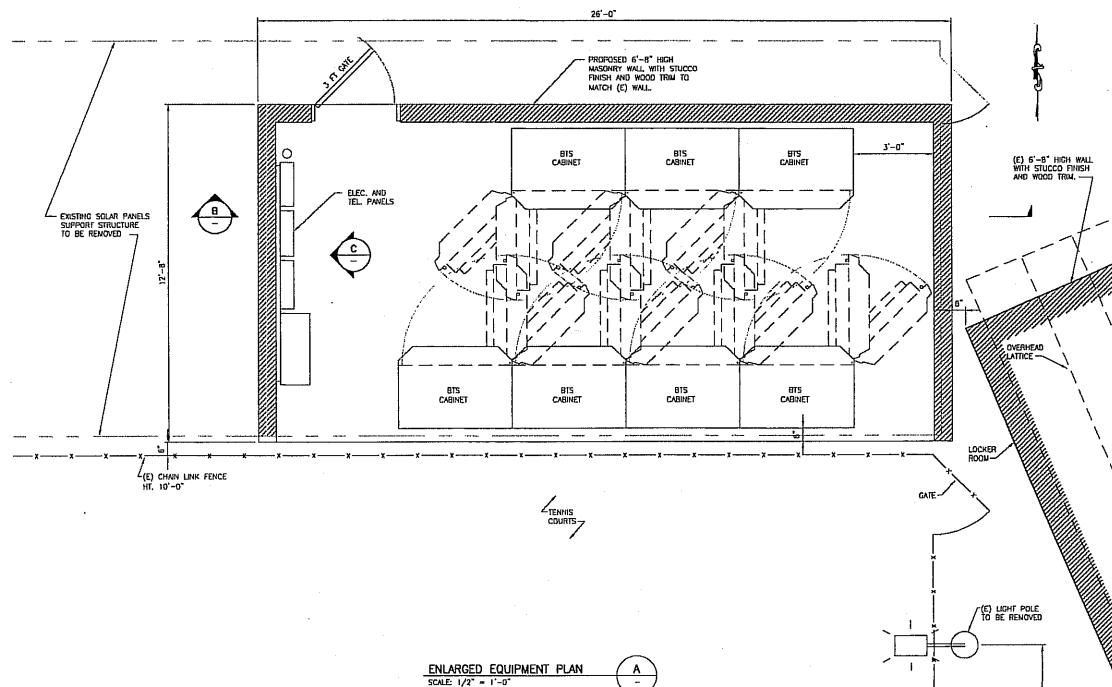
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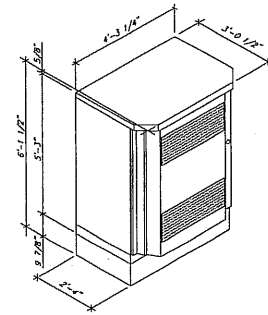
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09/27/05	100% ZONING REV 2	ES

CN3728-02 / SJ-028-02  
FAIRBRAE  
SWIM & TENNIS CLUB  
696 SHERATON DRIVE  
SUNNYVALE, CA

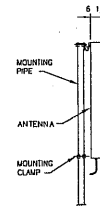
PLAN AND  
ELEVATIONS

A-3





BTS CABINET DETAIL  
SCALE: 1/2" = 1'-0"



ANTENNAS LAYOUT

TOP VIEW

SIDE VIEW

REAR VIEW

ANTENNA NOTE:  
SECTOR A: A2-340°, SECTOR B: A2-230°, SECTOR C: A2-80°.  
VERIFY ALL ANTENNA INFORMATION (SIZE, AZ, ETC.) WITH THE  
LATEST VERSION OF "SITE BUILD FORM".

NOTE:  
ONLY ONE ANTENNA SHOWN FOR CLARITY.

ANTENNA DETAIL  
SCALE: 1/2" = 1'-0"

**cingular**  
WIRELESS

4420 Rosewood Dr. Bldg. 2, 3rd Floor  
Pleasanton, CA 94588



**CRDC**  
ENGINEERS

1625 Julian Drive, El Cerrito, CA 94530  
Phone: 510.234.9188 fax 510.234.6188

DATE: 06/01/05

DRAWN BY: ES

FILE NO.: SJ-028-02

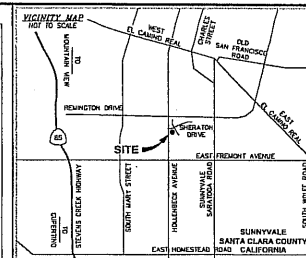
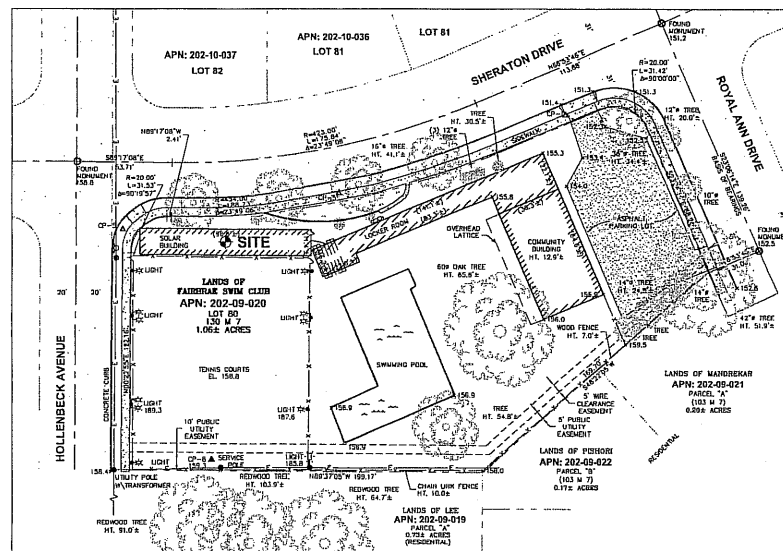
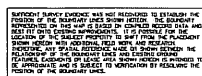
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DATE	DESCRIPTION	BY
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07/29/05	100% ZONING REV 1	ES
09/27/05	100% ZONING REV 2	ES

CN3728-02 / SJ-028-02  
FAIRBRAE  
SWIM & TENNIS CLUB  
686 SHERATON DRIVE  
SUNNYVALE, CA

DETAILS

A-3



DATE:		05/31/05	
DRAWN BY:		SJH	
FILE NO.:		CING5111	
REVISIONS			
DATE	DESCRIPTION	BY	DATE
05/20/05	100% ISSUE	SJH	
05/31/05	BUILDING HEIGHT	SJH	

**cingular<sup>sm</sup>**  
WIRELESS

4420 Rosewood Drive, Building 2, 3rd Floor  
Pleasanton, CA 94588

**et  
river**

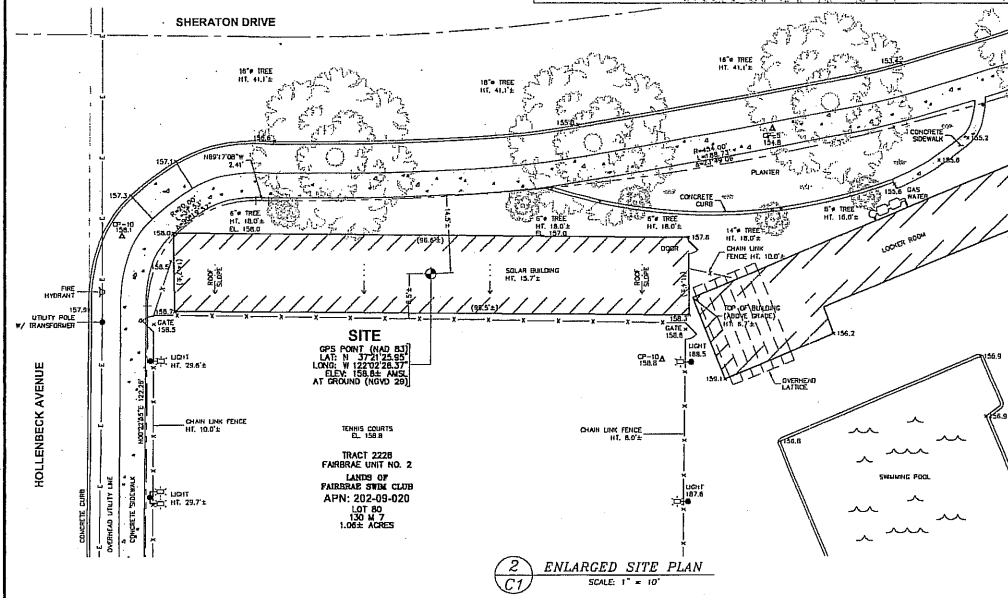
Land Services, Inc.

5673 West Los Peñas Boulevard, Suite 215  
Pescadero, California 94585  
(925) 734-6788 Phone  
(925) 734-6732 Fax

### EXISTING SITE CONDITIONS

**SJ-028-02**  
FAIRBRAE SWIM & TENNIS CLUB  
W. REMINGTON DR. & HOLLENBECK  
696 SHERATON DRIVE  
SUNNYVALE, CA 94087

**C1**  
OF 1 SHEET



1 SITE PLAN  
C1 SCALE: 1" = 30'

2 ENLARGED SITE PLAN  
C1 SCALE: 1" = 10'

### PROPERTY INFORMATION

Owner: FAIRFAX SWIM CLUB  
Address: 898 SHERATON DRIVE  
SUNNYVALE, CA 94087

Site: FAIRFAX SWIM & TENNIS CLUB  
Address: 898 SHERATON DRIVE  
SUNNYVALE, CA 94087

Assessor's Parcel Number: 202-09-020

**Title Report:**

NO TITLE REPORT FURNISHED. EXCEPTIONS TO THE TITLE AND RESERVATIONS THEREFROM COULD NOT BE DETERMINED. BOUNDARY INFORMATION SHOWN IS COMPILED FROM AVAILABLE RECORD DATA.

Legal Description:  
REAL PROPERTY SITUATED IN THE CITY OF SUNNYVALE, COUNTY OF SANTA CLARA, STATE OF CALIFORNIA, BEING LOT 80 OF TRACT MAP 2228 FILED IN BOOK 103 OF MAPS AT PAGE 7 IN THE RECORDS OF SAID COUNTY.

**FEMA FLOOD ZONE DESIGNATION**      National Flood Insurance Program

County: SANTA CLARA Effective Date: DECEMBER 19, 1997  
Community-Panel Number: 000352-0001-0  
The Flood Zone Designation for this site as plotted by scale is:

X Areas of 500-year flood; areas of 100-year flood with average depths of less than 1 foot or drainage areas less than 1 square mile and areas retained by levees less than 100 year flood.

## SURVEY DATA

NAD 83 Datum:  
Lat: N 37°21'25.05" Long: W 122°02'28.37"  
Datum Base: NAD 83 Equipment Used: Trimble HiPerSite Receiver  
(See Note 2)  
Site Ground Elevation: 158.81 MSL (NGVD 83)

**Basis of Elevations:**  
GLOBAL POSITIONING SYSTEM (GPS)  
(SEE NOTE 2)

Basis of Bearings:  
TRACT MAP 222B FILED IN BOOK 103 AT PAGE 7, AND TWO FOUND  
MONUMENTS AS SHOWN.

Date of Field Survey: 05/18/05

NOTES

1.) This is not a boundary survey. This is a specialized topographic map with property and easements being a graphic depiction of various information gathered from primarily historical and recent aerial photography, ground surveys, and other information available during field survey. No property monuments were set. No title research was performed by Oak River Land Services, Inc.

2.) The latitude, longitude and elevation shown hereon were derived from post-processed L-1/L-2 data collected using Hexagon Global Positioning System (GPS) and a Topcon Hi-Macchiro. Topcon specifications report decimeter level accuracy (horizontally) when data is properly collected and processed. (Elevation is  $\pm 3.0$  feet.)

3.) Unless otherwise noted, no underground utility including sewer company was contacted prior to this survey being performed; therefore, there may be some visible or otherwise utilities existing on the property not shown on this map -- **NO CALL BEFORE YOU DIG.**

4.) Any electronic digital media provided by Great River Land Services, Inc. to our client is provided as is and is not to be retransmitted, distributed, sold, altered, rented, edited or modified without the express written consent of an Officer at Great River Land Services, Inc. **Further, the first stamped, signed and dated original "hard copy" version of our survey or map is considered to be our legally recognized product.**

**SURVEYOR'S STATEMENT**

I, the undersigned, a Registered Professional Land Surveyor licensed under the laws of the State of California do hereby state that the information, measurements, monuments, record boundaries, lines, bearings and distances are shown herein are based upon a field survey as defined above and upon files of public record and data maintained in a file record, on or about 1960, by the Federal Bureau of Investigation, Department of Justice, Division of Investigation and are accurate to within 81% feet horizontally, and the ground elevation, reported NAD 1929 Datum, is within 1.3 feet vertically. The coordinate values and elevations are within the 1-A Accuracy Class designation as listed in the A.S.C. Information Sheet #10 and are accurate to the best of my knowledge and belief.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

LEGEND			
APR	ASSESSOR'S PARCEL NUMBER		ASPHALT
CP	CONTROL POINT		CONCRETE
EL	ELEVATION		CONTROL POINT
FI	FIRE HYDRANT		FOUND MONUMENT
FND	FOUND		GPS POINT
HT	HEIGHT		PARAPET/ROOF ELEVATION
MON	MONUMENT		SPOT ELEVATION
(N-W)	MONUMENT TO MONUMENT		TEMPORARY BENCHMARK
P.B.B	POINT OF BEGINNING		
P.O.C.	POINT OF COMMENCEMENT		
PP	POWER POLE		

ATTACHMENT 2  
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